

JIS Code: COA

14A-1 STATE OF MICHIGAN JUDICIAL DISTRICT JUDICIAL CIRCUIT COUNTY <input type="checkbox"/> IN THE COURT OF APPEALS	CLAIM OF APPEAL	CASE NO. CIRCUIT DISTRICT 251C0573 PROBATE
Court address 4133 Washtenaw Avenue, Ann Arbor, MI 48108		Court telephone no. 734-973-4545
Plaintiffs/Petitioner's name(s) and address(es) R & J Group Holdings, LLC 9930 Whittier Street Detroit, MI 48224	v	Defendant's/Respondent's name(s) and address(es) Azar Sadeghi-Staffeld, Ghazal Staffeld a/k/a Ghazal Jones and all other occupants 341 Corrie Rd. Ann Arbor, MI 48105 (734) 929-6969
Plaintiffs attorney, bar no., address, and telephone no. Anthony G. Mammina (P37684) Mammina & Ajlouny, P.C. 370 E. Maple Road, Suite 230 Birmingham, MI 48009 (248) 642-1330		Defendant's attorney, bar no., address, and telephone no.
In the matter of <u>Order of Possession for 341 Corrie Rd., ann Arbor, MI 48105</u>		
Other interested party(ies) of probate matter		

1. Azar Sadeghi-Staffeld and Ghazal Staffeld a/k/a Ghazal Jones claims an appeal from a final judgment or final order entered on
 Name
April 8, 2025 in the 14A-1 District Court of the State of Michigan,
 Date Court name and number or county
 by ☒ district judge ☐ circuit judge ☐ probate judge ☐ district court magistrate
Honorable Judge J. Cedric Simpson
 Name of judge or district court magistrate Bar no.
2. Bond on appeal is ☐ filed. ☐ attached. ☐ waived. ☒ not required.
3. ☒ a. The transcript has been ordered.
☐ b. The transcript has been filed.
☐ c. No record was made.

We are within the statutory 10 day appeal period to this order.
 We are petitioning to reserve time with the Court.

Claim of Appeal (9/23)
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Case No. 251C0573

☒ 4. THIS CASE INVOLVES

- ☐ a. A CONTEST AS TO THE CUSTODY OF A MINOR CHILD.
☐ b. AN ADULT OR MINOR GUARDIANSHIP UNDER THE ESTATES AND PROTECTED INDIVIDUALS CODE OR UNDER THE MENTAL HEALTH CODE.
☐ c. AN INVOLUNTARY MENTAL HEALTH TREATMENT CASE UNDER THE MENTAL HEALTH CODE.
☒ d. A RULING THAT A PROVISION OF THE MICHIGAN CONSTITUTION, A MICHIGAN STATUTE, A RULE OR REGULATION INCLUDED IN THE MICHIGAN ADMINISTRATIVE CODE, OR ANY OTHER ACTION OF THE LEGISLATIVE OR EXECUTIVE BRANCH OF STATE GOVERNMENT IS INVALID.
☐ e. AN ADOPTION ORDER UNDER CHAPTER X OF THE PROBATE CODE.
☐ f. A FREEDOM OF INFORMATION ACT ISSUE.

04/17/2025
Date


Appellant/Attorney signature

PROOF OF SERVICE

I certify that copies of this claim of appeal and bond (if required) were served on

Karl Staffeld on 04/17/2025 by ☐ personal service. ☒ first-class mail.
Name Date
____ on _____ by ☐ personal service. ☐ first-class mail.
Name Date
____ on _____ by ☐ personal service. ☐ first-class mail.
Name Date

04/17/2025
Date


Signature